



City of Miami Springs, Florida

The Miami Springs City Council held a **REGULAR MEETING** in the Council Chambers at City Hall on Monday, May 12, 2008, at 7:00 p.m.

1. Call to Order/Roll Call

The meeting was called to order at 7:03 p.m.

The following were present:

Mayor Billy Bain
Vice Mayor Xavier Garcia
Councilman Bob Best
Councilman Paul C. Dotson
Councilman Rob Youngs

Also Present:

City Manager James R. Borgmann
Assistant City Manager Ronald K. Gorland
City Attorney Jan K. Seiden
Chief of Police H. Randall Dilling
Finance Director Leacroft E. Robinson
City Clerk Magalí Valls

2. Invocation: Councilman Dotson offered the invocation.

Salute to the Flag: The audience participated.

3. Awards & Presentations:

3A) Presentation of the Curtiss-Bright Cities Book by Seth Bramson

Seth Bramson stated that it is a great pleasure to have been the person that wrote the history of the wonderful City of Miami Springs. He thanked the Mayor and Council, the City Manager and those people whose help made it a happy experience. He said that his inscription in the book reads, *"To our friends in Miami Springs, with our thanks for your help and warmest good wishes, Seth Bramson, May 12, 2008."*

3B) Presentation of Awards – Springs River Festival – Art and Writing Contest Winners

Mayor Bain and Alex Rizo of FELC Tutors presented award certificates to the 2008 Springs River Festival Art and Writing Contest Winners.

Mr. Alex Rizo, Executive Vice President for FELC Tutors stated that they are a Miami Springs based tutoring company that offers tutorial services to approximately 5,000 students in Miami-Dade County through the “No Child Left Behind” Act through a provision called supplemental educational services. They selected Miami Springs to launch the first tutoring site on North Royal Poinciana Boulevard.

Mr. Rizo said that among five schools there were 150 submissions for the Art and Writing Contest and almost fifty students received recognition. He introduced his partner Manny Diaz, Executive Vice President for Beyond the Bell Learning Centers.

4. Open Forum:

Capital Projects

Joe Derry of 451 Crescent Drive, Apartment 12, stated that the big item on the agenda obviously is the Recreation Center, which is part of a series of future topics and among them is the possible annexation of commercial properties that could produce net revenue gains for Miami Springs. He said that there are other capital requirements, including the Golf Course irrigation system that should be considered as a whole. He hoped that the Recreation Center would be looked upon as a very important and feasible project. He knows there will be many presentations for and against the project, but it is important to listen to what is said and what is sometimes left out.

Public Library Renovation

Martin Crossland of 900 Plover Avenue stated that he contacted County Commissioner Rebeca Sosa and received a response. She advised that the design for remodeling the Miami Springs Branch Library was begun in March 2006 and completed by March 2007. The work included a major increase in the original scope of work that incorporated the installation of a new HVAC system, a new roof and further improvements of the public service area of the library. The changes to the original scope of work also prevented a future second phase of work that would have resulted in additional disruptions to public service at a later date. Permitting for the project was completed in February 2008, the project was advertised for the hiring of a general contractor but the turn out of qualified contractors was very poor. The project was re-advertised and construction is expected to begin in July 2008 with an estimated completion date of June 2009.

Mr. Crossland said that he is still at a loss to understand why the library building was vacated prior to obtaining the appropriate permits. It seems the County has squandered an entire year of unnecessary rent and has adversely affected the citizens of Miami Springs with a substantially reduced library premises in a decentralized location. Considering that the job is still out for bid there is no guarantee on the date the renovations will be completed, which in his opinion is extremely bad judgment on the part of Miami-Dade County Public Libraries. He will be collecting petition signatures from local residents to protest the unprofessional conduct.

Shuttle Bus Service

Mr. Crossland stated that he rode the shuttle bus, which is very good and everyone now has access to transit services that provide transportation to the Airport, Downtown Miami, Miami Beach, Hialeah, Coral Gables, Coconut Grove and the Dolphin Mall. He said that after “tweaking” the timetables to connect with the buses that the service should work very well.

Annexation

Mel Johnson of 109 South Royal Poinciana Boulevard said that he was glad to see people participating in the democratic process. Many people have been talking about annexation and there will be a lot of discussion about the gymnasium, which is healthy for democracy. The deal breaker for annexation in his opinion will be control over zoning and responsibility for infrastructure.

Swale Ordinance

Isaac Rodriguez of 1241 Falcon Avenue would like Council to consider repealing the swale area ordinance because it is causing a lot of problems between neighbors and for him personally. He explained that the Police come to his house every time he has a get together on holidays and special occasions. He said that he spoke with many citizens who agree with him about the ordinance.

Mayor Bain asked Mr. Rodriguez to contact the City Manager regarding the ordinance.

Public Comments

Bob Calvert of 101 South Drive stated that many other people signed up to speak on Agenda Item 9C. He suggested that the Mayor should restrict each person’s comments to five minutes or less.

5. Approval of Council Minutes:

5A) 04/14/2008 – Regular Meeting

Minutes of the April 14, 2008 Regular Meeting were approved as written.

Councilman Best moved to approve and Councilman Youngs seconded the motion, which carried unanimously on roll call vote.

6. Reports from Boards & Commissions:

6A) 04/15/2008 – Education Advisory Board – Minutes

Minutes of the April 15, 2008 Education Advisory Board meeting were received for information without comment.

6B) 04/24/2008 – Code Review Board – Minutes

Minutes of the April 24, 2008 Code Review Board meeting were received for information without comment.

6C) 05/06/2008 – Code Enforcement Board – Minutes

Minutes of the May 6, 2008 Code Enforcement Board meeting were received for information without comment.

6D) 05/07/2008 – Architectural Review Board – Cancellation Notice

Cancellation Notice of the May 7, 2008 Architectural Review Board meeting was received for information without comment.

6E) 05/08/2008 – Board of Parks and Parkways – Cancellation Notice

Cancellation Notice of the May 8, 2008 Board of Parks and Parkways meeting was received for information without comment.

6F) 05/05/2008 – Zoning and Planning Board – Minutes

Minutes of the May 5, 2008 Zoning and Planning Board meeting were received for information without comment.

6G) 05/05/2008 – Board of Adjustment – Approval of Actions Taken at their Meeting of May 5, 2008

Actions of the Board of Adjustment taken at their meeting of May 5, 2008 were approved, subject to the 10-day appeal period.

Vice Mayor Garcia moved to approve. Councilman Dotson seconded the motion, which carried unanimously on roll call vote.

(Agenda Item 11A considered at this time)

7. Public Hearings:

7A) Public Hearing – Second Reading – Ordinance – An Ordinance of the City Council of the City of Miami Springs Amending Code of Ordinance Section 150-041, R-1A District, By Expanding the Definition of “Total Rear Yard Area” for Use in Computing “Building Occupancy” of Rear Yard Areas of Residential Properties; Repealing all Ordinance of Parts of Ordinances in Conflict; Effective Date (First Reading: 4/28/2008 – Advertised: 4/30/2008)

City Attorney Jan K. Seiden read the ordinance by title.

Attorney Seiden stated that this is the companion ordinance to the one passed about one month ago that characterized the new definition for the total front yard area. It provides a fairer and equitable way for the Building Department to compute the actual square footage for rear yards and it relates specifically to those calculations for accessory buildings and the percentage they take up; they are permitted by Code to only take up 15% of the rear yard. Under the old definition, if a building was in a different section, the back yard was only measured from the farthest point to the rear property line. This ordinance will recalculate all the space in the rear yard from all lines of the structure to the rear yard.

Mayor Bain opened the public hearing to those persons wishing to speak.

Bob Calvert of 101 South Drive commented that there is a house on De Leon Drive with no grass in the rear yard, a swimming pool and a ten-foot wall. He said that Council could pass all the ordinances in the world, but they do not mean anything if they are not enforced.

There were no additional speakers, and the public hearing was closed.

Councilman Best moved to adopt the ordinance. Councilman Dotson seconded the motion.

Councilman Youngs said that by using the general words *“it shall include all areas of property on the site from the vertical walls of the structure backward to the rear property line”* there is no specific formula, which is the kind of drafting that gives the ability to come to the right conclusion as to what is the real square footage of a back yard. He felt that adopting the ordinance is liberalization so that someone would not be restricted by the Code’s method of calculation. It is a sign that Council is doing something to help people who want to put additions in their back yard.

Councilman Dotson felt that the ordinance is a fair way to define the rear yard. He takes Mr. Calvert’s comment to heart about enforcing ordinances, there should be no special cases and everyone should be treated exactly the same.

The motion was carried 5-0 on roll call vote (Ordinance No. 967-2008).

(Agenda Item 9C considered at this time)

8. Consent Agenda: (8A and 8B simultaneously approved)

8A) Approval of the City Attorney’s Invoice for April 2008 in the Amount of \$10,527.00

There was no discussion regarding this item.

Councilman Best moved the item. Councilman Dotson seconded the motion, which carried unanimously on roll call vote.

8B) Recommendation to the City Council to Waive the Competitive Bid Process and Award the Annual Fireworks Contract to Firepower Displays Unlimited, Inc., in the Amount of \$15,000.00

City Manager Borgmann explained that this is a request to utilize the City of South Miami bid for the annual fireworks contract to Firepower Displays Unlimited, Inc., in the amount of \$15,000. This company has provided the City’s fireworks for the last twenty years and Virginia Gardens normally donates \$3,000.

City Manager Borgmann explained that this is the first time that the number of fireworks would actually decrease, but the actual body of the show will increase. The City is guaranteed a very good show of eighteen to twenty minutes.

Councilman Best moved the item and Councilman Dotson seconded the motion, which carried unanimously on roll call vote.

9. Old Business:

9A) Consideration of a Merit Increase for the City Clerk

City Manager Borgmann stated that consideration of a merit increase for the City Clerk had been postponed for approximately four meetings due to the absences of one or more Council members and the unfortunate passing of the City Clerk's husband. Council already gave her a vote of confidence and this is consideration of a salary increase.

Councilman Dotson said that of all the people in the City, the City Clerk is probably number one in his association in terms of integrity and character. She is a very good person and does a very good job. He knows that she has taken care of things that would have otherwise been problems for the City if she had not been alert. He feels that the Clerk's position fits in well where it lies with the mix of the examples Council was provided.

Councilman Dotson stated that the City Clerk received a 3% raise this year and looking at the position itself, it is about where it should be and his inclination is not to increase the salary any further at this time. He explained that this is exactly the position he took with the City Manager's raise when it was brought up.

Councilman Best felt that Council should address this matter in some fashion and although he understands that Council is about to enter into budget negotiations and he realizes that money is tight, offering the City Clerk a 2% increase would not be too much to ask.

Councilman Youngs stated that he was going to suggest a symbolic 1% increase, which is a small amount of approximately \$900. This is not significant, but Council did give the City Clerk raises in the two previous years. Looking at the numbers, she is where he would like her to be for the position compared to other cities. He added that the City Clerk has done a wonderful job and she deserves some token of Council's appreciation. He suggested at least a 1% increase.

Vice Mayor Garcia stated that this is one of the tougher decisions, especially because of the restraints and the budget cuts. It is different when considering Recreation, not that the City Clerk's position is not important, but she is also a person that goes above and beyond what is expected of a City Clerk. He is torn between giving and not giving any type of an increase.

Vice Mayor Garcia commented that he tries to do his own evaluation to determine whether or not the City Clerk meets or surpasses his personal criteria. Time and time again she continues to surpass it and he must balance that with the financial restraints. He would be in favor of a symbolic 1% increase, but he is extremely torn between that and doing nothing at all because of the restraints. If this was not the case, he would be asking for a 2 or 3% increase.

Vice Mayor Garcia stated that unlike some Council members, he does not feel the position is where it should be pay wise, especially for a City Clerk of Magalí's caliber and with the quality of service that she provides to not only Council, but to all of the residents of the City of Miami Springs who walk into the office, regardless of their opinions. He deals with other governmental entities and some residents in other municipalities are not getting the same level of service that Magalí and her office provides. The people she surrounds herself with are a big part of what she does. He indicated that he would be in favor of a 1% increase.

Mayor Bain said that it is hard negotiating for people at the dais telling them if they are going to get a raise or not. His position goes back to many times before with the 3% increase. It is a shame because it has nothing to do with what the person is or what she does for Council as a City Clerk. It is a matter of how far to go as the salary keeps going up. He would appreciate someone making the motion and he will call the vote.

Councilman Youngs moved to approve a 1% increase for the City Clerk. Councilman Best seconded the motion, which carried 3-2 on roll call vote with Mayor Bain and Councilman Dotson casting the dissenting votes.

9B) Appointments to Advisory Boards by the Mayor and Council Members

Councilman Dotson **re-appointed** Mel Johnson to the Ecology Board for a full 3-year term ending on April 30, 2011.

Councilman Dotson **appointed** Peter Newman to the Disability Advisory Board for a full 3-year term ending on December 21, 2010.

9C) Decision Regarding the New Community Center

Mayor Bain stated that many people had signed up to speak on this item. He asked them to take the time to express their opinion, but not to be repetitive.

Ralph Wakefield of 255 Springs Avenue, Artistic Director of the Pelican Playhouse, stated that he attended the May 7, 2008 Special Council meeting and left very elated after hearing four very good presentations. He said that building the needed facility is a "no brainer" because refurbishing the existing building would only provide a gym, which will not be a category five post hurricane shelter that is very much needed.

Mr. Wakefield commented that the old building would not be a community center that is eligible for art and community grants or the entertainment venue that the City needs.

Mr. Wakefield said that a new building would provide space to hold a Town Meeting without people standing in the hallways. The old building will write off an entire generation of kids in the City because Council was afraid to bite the economic bullet and this cannot happen. He encouraged Council to give the residents something they can be proud of in the new building.

Former Councilman Eric Elza of 1 Deer Run attended the meeting on May 7, 2008 when the presentations were made and has some questions regarding the project. He has not seen any budgets for the operation of the building or any projections of revenue that will come into the building to help offset the cost. The operating expenses of the building, including personnel will be more than what the City is paying today.

Mr. Elza asked Council to address the issue as elected officials representing the citizens before indebting the City for approximately \$8 million, which is a lot more than the cost of the Golf Course. He believes that \$1.5 million was allocated for the building from the Miami-Dade County Decade of Progress bonds. Additionally, there was \$1 million that went to Curtiss Mansion, Inc. He said that the City must prove to the County that there is funding in place, including the operating expenses and revenues in order to complete the project.

Mr. Elza stated that his idea of a community center is a place where the citizens would be able to go to receive assistance after a disaster and he does not feel that a 150KW generator would be enough to handle this. This would be a good opportunity to move the Community Policing Office from a rental property into the new community center, as well as the senior center. Funding is readily available for the senior citizens and it could help to defray some of the costs. The surrounding communities will also utilize the facility and he would recommend that they pay their fair share based on their population or tax base.

Michael Gavila of 684 Morningside Drive believes that the present gym had served its purpose and it is time for a new gym and multi-purpose community center for all the residents of Miami Springs.

Bob Shultz of 100 Sunset Way stated that he did not attend the Special Meeting on May 7, 2008 when the presentations were made due to a previous commitment. Subsequent to that meeting, an e-mail was circulated about his business submitting a proposal to one of the contractors. He was asked for a budget price as a local contractor. Council must approve the community center first and then select a contractor to do the job. He clarified that all the subcontractors would then have to submit their bids to the contractor.

Mr. Schultz explained that not many people understand the renovation process. He said that although Mr. Pistorino is a reputable structural engineer, he does not bid jobs for that type of work and their estimates were only educated guesses. He stated that as far as he understands, there have been no bids and he continually hears conflicting information as to how much it will cost for renovations and to build a new facility.

David Ryan of 241 Whitethorn Drive stated that he has been the High School wrestling coach for twenty five years and the Optimist Club has a program at the Recreation Center with many kids and adults. He said that the facility is in bad shape and there seems to be a consensus that something must be done.

Mr. Ryan felt that it would probably cost more to remodel the gym, which happened at the High School because they began remodeling and unforeseen work was required. He voiced his support for a new Recreation Center.

Former Councilman Jim Caudle of 1282 Ibis Avenue stated that the existing gym was built in 1956 and he began working there in June 1957 for eight years when the facility was new. The residents and staff that worked there were very proud of the Recreation Department. People have said that times are bad and the City should not be spending excess funds, but he supports building a new gymnasium. If everyone waited for a good time to remodel their home or buy a new car they would never have anything because there is never a good time to spend.

Mr. Caudle was of the opinion that the Recreation program is one of the reasons for the success of many people and it promotes good citizenship. There is currently only one basketball court and the floor is falling down. A new community center would provide a playhouse and extra activity rooms and he would support more full-time employees. He said that the people of Miami Springs deserve to be proud of their facilities and if annexation comes to fruition there will be enough funds.

Peter Newman stated that he does not want Council to rush on the decision to build a new community center. He attended the Special Meeting and many questions were raised related to the windows, flooring, air conditioning, soil borings and maintenance. He would like the City to put out Request for Proposals for renovation of the facility in order to be able to make a comparison and let the citizens vote on the issue. He felt that Council is moving too fast without getting all the information.

Allan Ora of 369 Azure Way stated that the gymnasium is outdated and other successful cities throughout the country have made significant changes to better their communities. He felt that a new facility would create the type of atmosphere to keep the kids involved in sports and other activities. He agreed that improvements must be made and he fully supports a new facility. Mr. Ora urged Council to make a wise choice and provide a future for the kids.

Bill Tallman of 901 Falcon Avenue thanked Council for their service and for striving to make the best decisions in the long term interest of the City. There are certain items that must go to a vote of the people, including bond issues, but Council would be abdicating their responsibility by deferring difficult decisions to a referendum. He believes the best decisions come from having the best information at hand and he questions how many people who go to the polls to vote have access to information.

Mr. Tallman stated that funding is an important issue that must be resolved, but it is not a reason for delaying a decision on building a new facility and maintenance costs should not be an issue. He recited the following quote from Nelson Mandela: *“There can be no keener revelation of a society’s soul than the way in which it treats its children”*.

Owen Gay of 81 Morningside Drive stated that he supports the restoration of the existing gym and opposes the new gym/community center concept because restoration offers potential for an affordable facility. The Pistorino report indicates a first rate restoration of the gym can be accomplished for under \$2 million. The report carefully itemizes what is required to accomplish the restoration and it certifies that the existing foundation system is in excellent condition.

Mr. Gay was of the opinion that renovating the gym would not require the use of ad valorem tax dollars or the borrowing of funds. The new gym/community center would lead the City into dangerous financial waters. The most recent bids are in the \$6 million range, which is three times more than the original \$1.8 million projection. He added that there are no conclusive soil reports or construction documents to properly determine the foundation requirements for a new facility. He continued to express his opposition to building a new facility for a variety of reasons.

Mayor Bain explained that it had been four years since Council determined the gymnasium was a priority, the issue is finally coming to a resolution and everyone seems surprised. He said that he would defer discussion on funding alternatives.

Maria Mikluscak of 208 Carlisle Drive stated that many people spoke in support of building a new gym without first knowing what bids would come in for refurbishing and the work that would entail. As a tax paying citizen, she opposes a new gym and recreation center option at a cost of \$6 million because restoring the old gym would cost less. She said that architect Martin Marquez indicated at a previous meeting that the new gym bidding process is flawed and change orders could run into millions of dollars.

Ms. Mikluscak thought that Mr. Pistorino was paid to provide a bid to restore the gym. She asked if this would be considered since the price was lower. She asked what Mr. Pistorino was paid for because she heard someone say that he did not cover everything in the bid.

Councilman Youngs explained that Mr. Pistorino provided a structural survey and estimate, which is different than bidding a project.

Councilman Dotson added that the Pistorino report was purposeful and it is probably as good as the four bids that were presented at the Special Meeting, which in his opinion will have a lot of problems.

Ms. Mikluscak questioned the financing mechanism and how the contract price could be guaranteed. She understands that the City Charter provides for a referendum if the funding were to come from General Obligation Bonds.

Donna Hernandez of 769 Pinecrest Drive attended the Special Meeting when the presentations were made. She did not hear any of the numbers related to the demolition of the building, which could make a difference when comparing the cost with refurbishing. She looks for safety, comfort, state of the art equipment, and sufficient parking when she visits the recreation facility, which could all be accomplished with refurbishing, saving \$4 million. She would like Council to be prudent.

Ms. Hernandez stated that she would like more field supervision and recreation programs, not high administrative positions. She asked Council to take this into consideration.

Dr. Mel Johnson of 109 South Royal Poinciana Boulevard said that four proposals were presented to construct a new gym and they were superficially helpful when considering how much a new gym would cost. He would also like to put out Requests for Proposals for a refurbishing project. Council must look at all options and anything less than exploring the refurbishing option would be a disservice to the community.

Dr. Johnson also believes that there would be enough funds to include a facility for the skateboarders. He agrees that improvements are needed and the refurbishing option would be an improvement over building a new gym for one-third of the cost.

Tony Carneval of 841 Swan Avenue stated that he appreciates the “watch dogs” taking care of the citizens’ best interest, although they need to be quieted a little bit and they should also get more information in order to know what is going on. He explained that kids are being turned away from the summer camp program because the building is not sufficient and refurbishing will make the facility look better, but it will not change the size of the basketball courts or the activity rooms. He encourages people to visit Key Biscayne, Hialeah and Coral Gables to see what their recreation centers offer their citizens. The City of Miami Springs is a better community and he would like to have a new building.

George Lob of 860 Plover Avenue stated that currently there is approximately \$3 million set aside for the gymnasium and there is another \$3 million that would have to be financed. He said that borrowing \$3 million over a thirty-year period is \$171,000 per year and based on the number of households in Miami Springs it is approximately \$57.00 per year, which is more than going out for dinner one night. Mr. Lob stated that funds are put in a reserve for emergencies and most of the \$171,000 could be paid from those funds.

Mr. Lob said that no grant funds are released before a project begins and once the project is started the City will be eligible for grants, which will reduce the \$3 million even further. Restoring the gym will only provide the same footprint and residents go outside of the city to other facilities because there is not enough room. He said that he would give up the cost of a dinner for a new recreation center.

Bob Calvert of 101 South Drive stated that when the current recreation facility was built there were no objections and everyone was very proud because Miami Springs was the only city with a gymnasium. He felt that the current facility is old and it would make sense to build a new facility. He knows that one of the four presenters had a no cost overrun provision and a new building would be worth the extra funds.

Paul Morris of 720 Rio Vista Drive stated that the community center could be a wave that would help to upgrade the entire City. He said that people taking pride and making the effort to make things better for now and the next thirty years would be a phenomenon.

Ana Grohoski of 409 Lafayette Drive stated that she is 100% in favor of the new building. She said that there would be a set price on the bid for a new building, but change orders for refurbishing it could extend up to \$10 million.

Mike Dominguez of 899 Lake Drive said that he grew up using the existing recreation facility. He stated that he is in commercial construction and he first thought that the facility could be renovated, but it could be an impossible task to manage the budget or change orders due to unforeseen circumstances. In a design/build concept it is easier to control the change orders. Mr. Dominguez felt that fundraising should be a community effort.

Ernie Aloma of 258 Pinecrest Drive stated that he is qualified to speak on the subject because he had designed both renovated and new recreation centers of similar size. He said that renovation could be like a black hole as far as change orders because the building must be brought up to the current code. Financially speaking, it would be better to build a new building and that is what he would support.

Henry Amor of 540 Raven Avenue has used the Recreation Center to play basketball and he feels that the future is what should be considered because he has two boys and one on the way. A new center could last another fifty years and provide the space for any type of activity that they want to do.

Tim Lycke of 272 Payne Drive is very involved with the youth in the community and he and his family are in favor of a new recreation center.

Joe Galleno of 181 Navajo Street commented that Councilman Dotson said that he grew up in Miami Springs when they did not have a recreation center.

Councilman Dotson clarified that the recreation center was built when he was twenty-one years old and it was a good experience growing up in the community with many recreational opportunities for kids without spending billions of dollars. His siblings circulated petitions for the new gym back in 1956.

Mr. Galleno said that he plans on being around for another fifty years and he looks forward to building a new community center. He said that refurbishing a fifty year facility would only be like applying new make up.

Mayor Bain stated that it would be his goal to approve a contractor at this meeting. He said that it is disheartening for people to say that Council is rushing the decision because it has been a topic of discussion for five years since he became Mayor. He wanted a dual situation for refurbishing and a new facility. He knows that there are still items to work out but he would like to move forward.

Vice Mayor Garcia moved to approve building a brand new recreation/community center. Councilman Best seconded the motion.

Councilman Dotson stated that this Council had been assembled for three years and for two years since he was elected they had been discussing this topic, but there has been no organized process. The Pistorino report was received approximately fourteen months ago, it was set aside and nothing was done with it. Council has been spinning their wheels apparently trying to accommodate someone's agenda rather than doing their due diligence to obtain all the cost information that is important in making a decision for the people in the community.

Councilman Dotson expressed his disapproval of rushing the proposal. At the April 28, 2008 Regular Meeting, Councilman Youngs and Councilman Best both assured him that they would not shut out the option for a re-built gym. Apparently, Council is not going to even consider this option because Vice Mayor Garcia moved to pass the new building without any discussion or any intelligent determination of all the costs involved. He will not support any decision without considering all costs.

Councilman Dotson stated that management of the operation and maintenance costs are important elements. He said that it is critical to gather all the information before proceeding. It is also important to realize that there are many young families with kids who are paying high taxes and struggling to stay in the community, which denies the opportunity for those kids to be raised in this environment. It is incumbent upon Council to do its full due diligence to obtain bids for rebuilding the gym and the decision should be put to a vote of the people.

Mayor Bain questioned why Councilman Dotson had not brought up the matter as an agenda item since March 2007. He said that he requested an architectural drawing for a new gymnasium in tandem with refurbishing the gym and there was no reaction from Council since that time until this point in the process.

Councilman Dotson stated that the Pistorino report was received on July 4, 2007 indicating that the gym could be restored or rebuilt with a new roof, walls and floors and a foundation with pilings 25 feet deep that are extremely secure. It was revealed that the renovation could be done for \$1.6 million and an effort began to find other alternatives. He said that the City Manager waived the proposition before Council saying it would only cost \$1.8 million to build a new steel building and it was Council's direction to let him proceed with Request for Proposals. This was done on a false premise because everyone knew it could not be built for \$1.8 million.

Subsequently, two months later, Councilman Dotson asked the City Manager if he still felt that a steel building could be built for \$1.8 million and he responded affirmatively. The Request for Proposals was put out shortly thereafter and one of the questions asked was how much the budget was for the project and the answer was \$2 million to \$8 million, which is entirely different.

Mayor Bain stated that the Pistorino report has a disclaimer and it only deals with the basic structure, not bringing the building up to the standard codes. He understands that the attached buildings might have to be brought up to current codes. The four proposals for a new building are within the same range and he believes that there are two different entities that would donate funding for the project once it is approved. Tonight Council can give their approval to negotiate a contract for a community center and begin considering all the options.

Councilman Best thanked everyone for their comments and interest in this important issue facing the community. He said that he had considered refurbishing and decided that spending \$3 million for a basketball court makes no sense. He felt that the City has capable administrators and a grant writer who deserve credit for their recommendations. Council members are the guardians of the taxpayers' money and it makes sense to have a new community center.

Councilman Best stated that it has been a long process, but now is time to move forward and get something accomplished. A new facility would provide two basketball courts, a theatre, an indoor jogging track, offices and classrooms that would be available for the next fifty years and that is what he will support.

Councilman Youngs said that information obtained during the last few weeks make refurbishing appear not to be the best way to go. He does not want to be "penny wise and pound foolish" for the long-term benefit of Miami Springs, but Council might not be ready to approve a contract until it is known how the City is going to pay for it. Spending \$2 or \$3 million, plus change orders versus \$6 to \$8 million for a new community center justifies a new building. He is in favor of the new community center 100%.

Councilman Youngs stated that a needs assessment was done to determine what programs are needed and since the Golf operation is close to breaking even, Council can now focus on the recreation programs and facilities.

Councilman Youngs reiterated that building a new facility is the way to go, but he is troubled by the timing with the current budget circumstances. It would be fiscally prudent to answer the questions about financing first. A bond pledging the general revenue of the City would require a referendum and there are other opportunities through lending sources without pledging the tax returns.

Councilman Youngs would be willing to accelerate the budget process in order to determine estimates for maintenance of a new facility, revenue sources and staffing. Replacing the gymnasium is the minimum thing that needs to be done for the recreation programs and a new community center would provide an opportunity for a larger structure to accommodate the Pelican Playhouse Theatre and all the programs.

Councilman Youngs would like to be able to compare the pros and cons of refurbishing or going forward with a new facility using the contractor that Council selects out of the four. In his opinion, it is premature to approve a new community center.

Mayor Bain was of the opinion that Council could miss the window of opportunity similar to the recommendation to refinance the Golf Course that was ignored when he first was elected Mayor. He felt that Council should make the decision to build the new community center now or it might never come to fruition.

Mayor Bain stated that Council could select a contractor and give direction to negotiate a contract and work out the logistics of the project.

Councilman Youngs questioned if the proposal is to approve the building of a new gym in concept or building a new gym and negotiating a contract.

Vice Mayor Garcia clarified that his motion is to build a new recreation center versus re-furbishing the old one. The motion did not state that he approved of moving forward with the selection of the contractor.

Attorney Seiden stated that there were Request for Proposals on the table and at this point Council could either reject them or accept one, but a contract cannot be signed because there is no financing in place. Based on the administrative recommendations and the four presentations, Council could select one of the four companies on a very strict conditional basis. Council would direct the Administration to begin negotiations with that party to clarify some of the points that were raised, including the condition regarding no change orders and other representations.

Attorney Seiden explained that at the point when the Administration feels that they have a secure, firm contract that is acceptable to bring back to Council for approval, it could not be approved until there is confidence about the ability to secure financing.

Vice Mayor Garcia reiterated that his motion is to move forward on building a new community center.

Councilman Youngs asked Councilman Dotson what he would like further by way of due diligence in regard to refurbishing the old gymnasium so that he would be ready to make a choice.

Councilman Dotson responded that he agrees with Councilman Youngs about the financial aspects. He said that the City was mandated by the Legislature to reduce expenditures by 5% and in order to do that Council had to eliminate the probability that existed to hire a new Recreation Director. The City cannot afford to pay the salary for the Director and now Council is considering spending \$7 million for a new gym. During the January 29, 2008 referendum 72% of Miami Springs residents voted to have their homestead exemption increased by \$25,000, which will cost the City approximately \$500,000.

Councilman Dotson spoke with the Tax Assessor's Office to request an indication of how much tax valuation the City will be dealing with this year and if the City could actually have a decrease. He was told that it is possible that for the first time since 1985, there could be a reduction rather than an increase in valuations. His point is that it will be difficult to meet the budget this year. There are many priorities in the City that should also be considered, including a skate park, Downtown parking, Senior Center building improvements, and a new police station.

Councilman Dotson understands having the desire to have the best for the kids, but it is difficult to find funding and he does not agree with the now or never attitude. Council must do the best they can and available funds should be used first for police protection, public services, etc.

Councilman Dotson reiterated that Council must consider the financial aspects because it could force draconian cuts in other basic necessary areas of the City.

Mayor Bain commented that he appreciates the Recreation Staff because they do a good job, which eliminated the need for a Recreation Director.

Vice Mayor Garcia said that two priorities that were mentioned were a parking lot for the Downtown District and a skate park. He said that business and property owners have written letters expressing the need for a new Recreation Center because that would keep people in the City. The morals that are built by recreation centers are second to none. Policing is a priority and the Police Department does a fine job, which is not an issue like the deplorable Recreation Center.

Vice Mayor Garcia stated that his priority is the community center and recreation for the entire community including kids, young adults and senior citizens. Miami Springs demands first class services as long as there is fiscal responsibility.

Vice Mayor Garcia mentioned that his parents and grandparents wanted to make the City a better place for their kids and the existing recreation center is deplorable. Refurbishing the gymnasium will not improve the entire facility that has limited space. The summer program is limited to 120 kids for a City with more than 13,000 residents. There are waiting lists for the basketball programs and kids are turned away that go to other municipalities. He said that the "generational contract" will be broken if this is not a better place as promised for the children.

Vice Mayor Garcia knows that the Mayor has plans to ask for donations for the community center to reduce the costs. He added that there is available funding from the State and Federal government. There must be a concrete plan or this is not going to happen.

Vice Mayor Garcia said that concerns were expressed about maintenance and operational expenses for a new facility. He explained that the gym is in need of a new scoreboard, bleachers and basketball equipment. The cost of the new roof was \$47,000 and it is still leaking.

Vice Mayor Garcia emphasized that funding will be found and he has full confidence that the Administration will put forth recommendations. He is 100% in favor of letting the people vote on a bond referendum, as required by the City Charter.

Vice Mayor Garcia added that the position of the Recreation Director was not funded because of the confidence and faith in the current Recreation Staff and the services that they provide. He said that the Recreation Staff is in favor of a new community center because the community deserves it. He explained that many families are struggling to pay their mortgages and taxes, which includes his family because both he and his wife work hard to make ends meet. He was of the opinion that people will not mind spending the extra funds to build a new facility as opposed to spending \$3 million for renovating the gym alone.

The State Legislature allocated \$250,000 for the Miami Springs Community Center, according to Vice Mayor Garcia. He said that Governor Crist could still veto the request, but it is the first time the request has passed through the Legislature. While he was sitting in the Governor's Office, the Mayor and Council members from Virginia Gardens stood up and said that they use the recreation center as well.

Vice Mayor Garcia emphasized that for the last four years he had not been able to register his kid for the summer camp or basketball program because the spaces are full before he finds out about the programs. He said that the number one priority is recreation for the kids, young adults and senior citizens.

Councilman Dotson stated that the Recreation Staff has done an excellent job in what is not the best situation. The Assistant City Manager is responsible for running the Recreation Department in addition to many other duties, so that makes him a part-time Assistant City Manager and Recreation Director.

Councilman Dotson mentioned that there is a life-time warranty on the roof and the contractor patches it every time it rains. Everyone understands that a new roof is needed.

Mayor Bain said that another point to consider is that when the gym is being renovated the programs will shut down for at least eight months to one year.

Councilman Youngs thanked everyone for their input and community interest, which is appreciated. He said that Council and the Administration strive to do what is in the best interests of the citizens of Miami Springs.

On roll call vote the motion carried 3-2 with Councilman Dotson and Councilman Youngs casting the dissenting votes.

To answer the Mayor's question, City Attorney Seiden explained that Council could select a company based on the presentations that were made.

(Mayor Bain called for a five-minute recess)

City Manager Borgmann stated that the purpose of his memorandum was to outline the conceptual thoughts about the presentations. He also prepared informational packets on alternate financing, which Council could discuss during a Special or Workshop meeting as suggested by Councilman Best during the break.

Council **agreed** to hold a Workshop Meeting on Wednesday, May 21, 2008 at 7:30 p.m. to discuss financing options.

City Manager Borgmann read his memorandum dated May 8, 2008 into the record as follows:

“At your special meeting on May 7, 2008, you heard presentations from the four companies who submitted bids on April 11. At this time staff would like direction on how to proceed. We have not received any direction regarding a rehab of the existing building.

Regarding the proposals, the committee and I assembled to review the four proposals found Link and Lemartec almost equal in total score, but varied in different ways. Both significantly exceeded the other proposals from Carivon and Zurqui.

Lemartec proposed a steel building and it came in roughly \$500,000 less than the Link proposal (\$5.3 million versus \$5.8 million). Obviously, when we made price 40% of the evaluation, Lemartec had the clear advantage. Their steel building comes with a 20-year warranty on the steel roof and sides per the manufacturer’s documentation. The manufacturer, Varco Pruden, is a well-known company and enjoys a good reputation in the industry. We all liked the exterior rendering/design on the Lemartec building. Lemartec also seemed to have the more complete “green building” elements.

The Link proposal was for a tilt-up concrete building that should exceed a twenty-year warranty on steel. The project completion time was 5-6 months shorter than any of the other proposals. One of the things we also liked about Link was the local nature of the team (sub-contractors) they assembled which means that some of the money they are paid will come back into our city’s economy. The exterior design was an interesting modern interpretation of the Pueblo Revival that looked much better in their larger renderings than the small drawing we had in our proposal books.

One thing that I found very interesting during the presentation of Link was their insistence that their price was a ‘Guaranteed Maximum Price’. The repeated several times in answering Councilman Dotson’s inquiries that their bid will be free of change orders unless the City decides they want something different. That certainly was a positive.

If not for price, Link would have been our clear choice. Our building official was a former distributor for Varco Pruden and can attest to their quality. He also expressed an opinion that if we can afford the extra money, the concrete building would be the better choice”.

City Manager Borgmann stated that there is an analysis of the committee that basically outlines many of the same things in his memorandum. He has an acquaintance that works in construction but did not care to bid the job and he gave his evaluation of what the cost would be for a brand new center of this magnitude, which is \$5.4 million for a concrete building.

City Manager Borgmann said that it was an unfortunate process because there was no clear guidance to hire an architect to create construction drawings that are normally expected. A very usable alternative is the design/build concept where enough information is provided to the prospective bidders and they come up with a price and design.

City Manager Borgmann clarified that he spoke with a representative from a company called General Steel who quoted a price of \$80.00 per square foot for a 25,000 square foot building and that estimate was approximately \$2 million from that particular vendor. Based on the available funding he brought that information to Council in order to see if they wanted to go out for bids for a new building versus spending the funds for a rehab. He did not believe a new building could be built for \$2 million and he knew there would be other costs involved, but he wanted to see what they would be and they were brought out during the bid process.

City Manager Borgmann stated that when the vendors asked for a budget he advised them that he expected the cost to be between \$2 and \$8 million based on the two estimates he received. He did not care to give a specific budget because sometimes contractors will not give the best possible price. The Request for Proposals asked for bids on either type of structure, steel or concrete.

City Manager Borgmann said that the all bids included the demolition of the old building and the creation of a parking lot where the old building currently stands. The bids came in at \$5.3, \$5.8, \$6.1 and \$6.7 million. The buildings were in the \$5 million range and extra costs were for the demolition and the parking lot. Council can make a selection based on the presentations and direct the Administration to negotiate a contract, subject to financing.

City Manager Borgmann stated that Council has the option to make a purchase they feel is in the best interest of the City, which is not always the low bidder. He read his memorandum regarding justification of selection of the second lowest bidder as follows:

“In order to select anyone but the low bidder (on any bid), there must be a rational justification for your action. In the matter of the new community center you may be put in this position. Staff has reviewed the bids and provides the following considerations to assist you in this process.

- 1. Completeness of proposal and presentations. How well did each proposal describe the building they intend to build, what materials will be used, etc.*
- 2. Advanced due diligence of the companies. How well did they prepare for the submission of their proposal and presentation?*

3. *Local contractors. The city always attempts to utilize local businesses whenever we can when awarding a bid.*
4. *Price. Are you comfortable and confident that the price you have been quoted will be the price you pay?*
5. *What do you expect the lifespan of the building to be? Do you consider one building material superior to the other?*
6. *Is the project timetable acceptable? Is one preferred over the other?*
7. *Building Design. Do you have a strong preference for one design over another?*

A final consideration you can take would be the findings of the screening committee.”

Mayor Bain stated that he would like Council to make a choice and meet in a Workshop session on Wednesday, May 21st to discuss financing options and proceed to negotiate a contract.

City Attorney Seiden reiterated that the selection would be conditional upon financing and negotiating an acceptable contract that would come back to Council for approval.

To answer Mayor Bain’s question, City Manager Borgmann clarified that the selection committee ranked Link as number one by a very small margin.

Mayor Bain stated that his first selection would also be Link based upon the presentations and the opinion of a person who helped him prepare for this meeting.

Councilman Best also liked Link’s presentation and the consistency of the construction timetable, which was more specific than the other proposals. He likes the fact that they intend to use local businesses in the community and the representation that was made about no change orders. The only downside in his opinion was the architectural design.

Councilman Youngs stated that he did not have any preference at this time and he would like to look at some of the other buildings that were shown in the presentations. Each presentation was very good and he was pleased with the variety and the similarity of the projects.

Councilman Dotson said that he would honor Councilman Youngs’ request to be sure that everyone has an opportunity to do their due diligence.

Councilman Dotson felt that the Link proposal included a great deal of detail. The one thing that he disliked about Lemartec was that when reviewing the warranties he found language in the Lemartec warranty stating that:

“In consideration for the owner, agreeing to the terms herein as the basis of the bargain, VP warrants the goods, building materials, components and accessories that are manufactured by VP for the building to be in compliance with specifications, plans and drawings furnished by VP to the builder identified below and/or owner, free from any defects in material and factory workmanship for a period of three years from the date of shipment by VP”.

Councilman Dotson stated that he is not a construction expert and he was disturbed by the fact that Lemartec could have been more forthcoming. He thought that they were disorganized and their presentation was not as effective as Link’s presentation. He also did not see a contingency fund for Lemartec, which is realistic for any kind of construction project. It indicated to him that there was some problem with the presentation, maybe not a defect in the total cost.

Another important factor is that Lemartec would take seventeen months to put the building together and Link said that their timeframe for completion is twelve months, according to Councilman Dotson. Those five months would help to continue the programs and keep the kids busy. He said there would be a manager to see that it is done on time and an additional five months could also complicate financing. It would definitely increase expenses making the cost close to the same as the low bid. The Lemartec proposal lists some items that are excluded, which should be considered in detail.

Councilman Dotson stated that when Lemartec was describing their specifications they were referred to as something they had considered, which does not seem like a commitment. These are all reasons he favors Link. The Link proposal was very strong, detailed and they answered all questions.

Mayor Bain explained that the consensus is that Link had the best presentation and met the criteria. The biggest factor is that there would be no change orders.

Councilman Dotson reiterated that he would give deference to Councilman Youngs’ request to have more time to study the matter and become better informed.

Councilman Youngs stated that out of the four presentations he rated Link as the highest for a number of reasons. They addressed the green aspects of the building, the maintenance costs, providing the treatment of the air conditioning, etc. He would be comfortable going forward with making a unanimous choice for Link.

City Attorney Seiden said it would be appropriate to make a motion to select Link, the second lowest bidder, based on the criteria discussed, the memorandum from the City Manager and the seven categories that were listed.

Attorney Seiden stated that Council must justify not taking the lowest bidder, but the record seems very clear and Councilman Dotson was very accurate and thorough in his review of the proposals. It would only be a selection and any further action would be withheld and contingent upon the actions taken at the meeting on Wednesday, May 21, 2008. It is not appropriate to negotiate a contract until the financing is in place.

Councilman Best moved to select Link based on their presentation, the discussion and the information presented by the Administration, subject to financing and negotiating an acceptable contract. Vice Mayor Garcia seconded the motion, which carried unanimously on roll call vote.

9D) Update on Negotiations Regarding the Transfer of the Water and Sewer Departments to the County

City Manager Borgmann reported that the Administration is very close to presenting a final agreement to Council. There are a few items pending which he believes can be resolved within the week. The remaining items relate to pension options for the affected employees and the Attorney for the Pension Board is providing good assistance to make sure the employees have the best possible options if they transfer to the County.

The legal title status of the land on which the pump stations are located is another issue, according to Mr. Borgmann. He received an e-mail from Post, Buckley, Schuh & Jernigan, Inc. for a price quote since they did the original work and they might have the information in their files. There could be some additional title work for the conveyance of the land upon which the pump stations sit.

City Manager Borgmann stated that as far as granting unlimited easements for the piping the City will work with the County and the City Attorney discussed the matter with the County attorney in charge of real estate transactions.

City Attorney Seiden explained that he is proposing to assign all the City's rights to the easements on a "non-exclusive" basis. This means that the City would still have the right to use the areas within the public right-of-ways, and they have no objection. The City does not have any records to confirm the actual locations of the pump stations. The lines are in the right-of ways and he is assuming that the pump stations are likewise built on easement property, with a few exceptions. The sewer system has been in existence since the early 1970's and there has never been an issue about the right to use any areas where the pump stations are located.

City Attorney Seiden stated that the City would contact Herman Konrad of Post, Buckley, Schuh and Jernigan who worked through the process when the system was first installed. It would be more costly and time consuming to go to a title company to satisfy the County. There are very strict time constraints because the County requires a 45-day advance placement of the item on their agenda.

The City must pass a resolution approving the contract and the attached documentation no later than June 6th to be able to give it to the County for placement on their agenda for approval by July 17th, with a final date of July 27th since the County has a 10-day veto period, according to Attorney Seiden. The date for notification to the City's bond holders, pursuant to conversations with the investment bankers, is that they must have notification of defeasement no later than the 27th.

Attorney Seiden emphasized that the timeframe is very important because all numbers are based upon the schedule of payments provided by the investment banker. The good news is that the promissory note has dropped from \$8, 650,000 to \$8 million. The City is still waiting for the exhibit showing an explanation as to how the County will compute the repayment.

Councilman Best asked for some examples of concern that the County might come back to the City about.

Attorney Seiden said that if for some reason a pump station turns out to be partially on private property for which the City does not have a deed, there could be a problem if a property owner were to say they do not want the pump station on their property.

Attorney Seiden explained the reality is that if the City were to keep the system it could have the same potential problems. The likelihood is that all the lines are covered by the plat easements upon which the City was developed. The County is concerned about the actual pump stations and for the most part they think they are also on easement property.

Councilman Youngs stated that he would personally be willing to indemnify the County against that particular risk if there is a problem with a pump station.

Attorney Seiden said that it is more of a technical point and the City wants to be accurate with the numbers. The fourth revised version of the agreement should be ready in the next day or two.

City Manager Borgmann hoped to have the agreement for the May 28th Regular meeting, but there is a June 6th deadline that could require scheduling a Special Meeting.

The County is looking for a certification on pump station # 12 when the sewer line was relocated due to the Le Jeune Road Flyover. The State has a copy of the certification and it should be in the City's possession by May 13th according to Mr. Borgmann.

City Attorney Seiden explained that the County has one provision in the agreement in regard to the City's budget for water and sewer. The County does not want the City to get a windfall from those funds and there are plans for utilizing the funds, subject to County approval. The money will be used to repay every customer's deposit, a total of approximately \$400,000. There are payments due to the Florida Department of Transportation totaling \$450,000 that would have been paid over a number of years that will be repaid. The principal and interest payment on the bond coming due is \$631,000. This will reduce the amount that the County will lend the City for the five-day period from \$8.65 million to \$8 million.

10. New Business:

10A) Consideration of Historic Preservation Board's Recommendation to Budget Funds for Two Historic Bronze Designation Plaques

City Manager Borgmann stated that a recommendation was made by the Historic Preservation Board to budget funds for two historic bronze designation plaques for approximately \$300.00 each.

Vice Mayor Garcia moved to approve. Councilman Youngs seconded the motion, which carried unanimously on roll call vote.

11. Other Business:

11A) Scheduling of Board of Appeals Meeting to Hear the Appeal of Board of Adjustment Case No. 16-V-08 – Jeovanny Rodriguez – 600 La Villa Drive – Zoning: R-1C, Single-Family Residential – Lot size: 50 ft. x 142 ft.

Council **scheduled** a Board of Appeals Meeting for Wednesday, May 28, 2008.

12A) City Attorney

Code Review Board Recommendations

City Attorney Seiden stated that the Code Review Board met to discuss a couple of suggestions made by the Building Official and it would be appropriate for Council to consider the recommendations at the Wednesday, May 28, 2008 Regular Meeting.

12B) City Manager

Arbor Day Celebration

City Manager Borgmann reminded everyone of the Arbor Day Celebration at 11:00 a.m. on Wednesday, May 14, 2008 on North Royal Poinciana Boulevard and Rio Vista Drive.

Miami-Dade County Elections Department

City Manager Borgmann reported that he and City Clerk Magali Valls attended a meeting held by the Miami-Dade County Elections Department to receive information regarding the re-scheduling of election dates and other matters. They mentioned that Miami Springs had sent a letter suggesting a consolidated municipal election day at the end of April.

Respect for Law Dinner

City Manager Borgmann stated that the Optimist Club Respect for Law Dinner is scheduled for Friday, May 16, 2008 at 6:00 p.m. Tickets are \$15.00.

Debris Monitoring and Removal

City Manager Borgmann stated that a Request for Proposals would be sent out for debris monitoring and debris removal so that everything would be in place for the approaching hurricane season. He spoke with Lowell Dunn, Jr. who said that their land is still available for stock piling debris.

12C) City Council

Public Discussion

Councilman Best thanked everyone for their discussion that was very beneficial to the City, which is not easy when there is so much material to review.

Shuttle Bus Service

Councilman Dotson asked if there were reports regarding the shuttle bus operation.

City Manager Borgmann stated that one problem was rectified regarding the afternoon schedule and traffic tie up around N. W. 36th Street and Le Jeune Road. He received comments that the bus looks too similar to the Senior Center and Recreation buses and it needs additional markings.

City Manager Borgmann said that Martin Crossland made an excellent observation about the shuttle bus missing the Miami-Dade County bus by seven minutes. The signs are being prepared for the bus stops that will be installed once the route is permanent.

Thank You

Vice Mayor Garcia thanked everyone for their prayers and concern in reference to his grandfather that recently went through a quadruple bypass operation. He is doing well and getting stronger in a rehabilitation center.

Gymnasium/Community Center

Councilman Youngs thanked the City Manager, Assistant City Manager and Council members for the quality of the work on the gymnasium/community center Request for Proposals (RFP).

Property Maintenance

Mayor Bain thanked the owners of the apartments behind the Farm Stores for cleaning and painting their buildings, which shows pride in the City.

Gymnasium/Community Center

Mayor Bain appreciates the public participation and comments that were made for and against the gymnasium/community center. He felt that Council made a good decision and with community support it can be an asset for the residents.

Respect for Law Dinner

Mayor Bain said that he hoped to see everyone at the Optimist Club Respect for Law Dinner on Friday, May 16th.

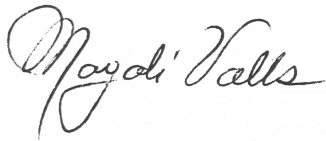
13. Adjourn.

There being no further business to be discussed the meeting was adjourned at 10:52 p.m.



Billy Bain
Mayor

ATTEST:



Magalí Valls, CMC
City Clerk

Approved as written during meeting of: May 28, 2008.

Transcription assistance provided by S. Hitaffer

Words ~~stricken through~~ have been deleted. Underscored words represent changes. All other words remain unchanged.

